

053.A

0001

0002.0

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRAISED:

Total Card / Total Parcel

646,600 / 646,600

USE VALUE:

646,600 / 646,600

ASSESSED:

646,600 / 646,600

**PROPERTY LOCATION**

No	Alt No	Direction/Street/City
12		SCHOULER CT, ARLINGTON

OWNERSHIP		Unit #:
Owner 1:	WATSON JOHN &	
Owner 2:	BJORKSTEN SOFIE	
Owner 3:		

Street 1:	12 SCHOULER CT
Street 2:	

Twn/Cty:	ARLINGTON
St/Prov:	MA
Postal:	02476

PREVIOUS OWNER	
Owner 1:	HAZARD PATRICIA A -
Owner 2:	-
Street 1:	12 SCHOULER CT
Twn/Cty:	ARLINGTON
St/Prov:	MA
Postal:	02476

NARRATIVE DESCRIPTION	
This parcel contains Sq. Ft. of land mainly classified as Condo with a Condo Conv Building built about 1850, having primarily Clapboard Exterior and 1522 Square Feet, with 1 Unit, 2 Baths, 0 3/4 Bath, 1 HalfBath, 7 Rooms, and 4 Bdrms.	

OTHER ASSESSMENTS	
Code	Descrip/No
	Amount
	Com. Int

PROPERTY FACTORS	
Item	Code
Z	R2
o	TWO FAMIL
n	100
Census:	water
Flood Haz:	Sewer
D	Electri
s	Exempt
t	

BUILDING PERMITS	
Date	Number
3/6/2018	246

ACTIVITY INFORMATION	
Date	Result
5/21/2018	Measured
4/30/2009	MLS
2/20/2002	Inspected

SALES INFORMATION	
TAX DISTRICT	

PAT ACCT.	
Grantor	Legal Ref
HAZARD PATRICIA	67366-61
CAREY JOHN C,	56973-397
HACKETT CHARLES	47691-459
WEICHERT RELOCA	47691-461
HACKETT CHARLES	44280-570
IRIE DEVELOPMEN	33409-341
IRIE DEVELOPMEN	31639-15

SALES INFORMATION	
TAX DISTRICT	

PAT ACCT.	
Grantor	Legal Ref
HAZARD PATRICIA	67366-61
CAREY JOHN C,	56973-397
HACKETT CHARLES	47691-459
WEICHERT RELOCA	47691-461
HACKETT CHARLES	44280-570
IRIE DEVELOPMEN	33409-341
IRIE DEVELOPMEN	31639-15

SALES INFORMATION	
TAX DISTRICT	

PAT ACCT.	
Grantor	Legal Ref
HAZARD PATRICIA	67366-61
CAREY JOHN C,	56973-397
HACKETT CHARLES	47691-459
WEICHERT RELOCA	47691-461
HACKETT CHARLES	44280-570
IRIE DEVELOPMEN	33409-341
IRIE DEVELOPMEN	31639-15

BUILDING PERMITS	
Date	Number
3/6/2018	246

ACTIVITY INFORMATION	
Date	Result
5/21/2018	Measured
4/30/2009	MLS
2/20/2002	Inspected

ACTIVITY INFORMATION	
Date	Result
5/21/2018	Measured
4/30/2009	MLS
2/20/2002	Inspected

ACTIVITY INFORMATION	
Date	Result
5/21/2018	Measured
4/30/2009	MLS
2/20/2002	Inspected

ACTIVITY INFORMATION	
Date	Result
5/21/2018	Measured
4/30/2009	MLS
2/20/2002	Inspected

ACTIVITY INFORMATION	
Date	Result
5/21/2018	Measured
4/30/2009	MLS
2/20/2002	Inspected

ACTIVITY INFORMATION	
Date	Result
5/21/2018	Measured
4/30/2009	MLS
2/20/2002	Inspected

ACTIVITY INFORMATION	
Date	Result
5/21/2018	Measured
4/30/2009	MLS
2/20/2002	Inspected

ACTIVITY INFORMATION	
Date	Result
5/21/2018	Measured
4/30/2009	MLS
2/20/2002	Inspected

ACTIVITY INFORMATION	
Date	Result
5/21/2018	Measured
4/30/2009	MLS
2/20/2002	Inspected

ACTIVITY INFORMATION	
Date	Result
5/21/2018	Measured
4/30/2009	MLS
2/20/2002	Inspected

ACTIVITY INFORMATION	
Date	Result
5/21/2018	Measured
4/30/2009	MLS
2/20/2002	Inspected

ACTIVITY INFORMATION	
Date	Result
5/21/2018	Measured
4/30/2009	MLS
2/20/2002	Inspected

ACTIVITY INFORMATION	
Date	Result
5/21/2018	Measured
4/30/2009	MLS
2/20/2002	Inspected

ACTIVITY INFORMATION	
Date	Result
5/21/2018	Measured
4/30/2009	MLS
2/20/2002	Inspected

ACTIVITY INFORMATION	
Date	Result
5/21/2018	Measured
4/30/2009	MLS
2/20/2002	Inspected

ACTIVITY INFORMATION	
Date	Result
5/21/2018	Measured
4/30/2009	MLS
2/20/2002	Inspected

ACTIVITY INFORMATION	
Date	Result
5/21/2018	Measured
4/30/2009	MLS
2/20/2002	Inspected

ACTIVITY INFORMATION	
Date	Result
5/21/2018	Measured
4/30/2009	MLS
2/20/2002	Inspected

ACTIVITY INFORMATION	
Date	Result
5/21/2018	Measured
4/30/2009	MLS
2/20/2002	Inspected

ACTIVITY INFORMATION	
Date	Result
5/21/2018	Measured
4/30/2009	MLS
2/20/2002	Inspected

ACTIVITY INFORMATION	
Date	Result
5/21/2018	Measured
4/30/2009	MLS
2/20/2002	Inspected

ACTIVITY INFORMATION	
Date	Result
5/21/2018	Measured
4/30/2009	MLS
2/20/2002	Inspected

ACTIVITY INFORMATION	
Date	Result
5/21/2018	Measured
4/30/2009	MLS
2/20/2002	Inspected

ACTIVITY INFORMATION	
Date	Result
5/21/2018	Measured
4/30/2009	MLS
2/20/2002	Inspected

ACTIVITY INFORMATION	
Date	Result
5/21/2018	Measured
4/30/2009	MLS
2/20/2002	Inspected

<b>EXTERIOR INFORMATION</b>				<b>BATH FEATURES</b>				<b>COMMENTS</b>				<b>SKETCH</b>					
Type: 99 - Condo Conv				Full Bath: 2	Rating: Good											Undisplayed Areas: GLA: 1522	
Sty Ht: 2H - 2 & 1/2 Sty				A Bath:	Rating:												
(Liv) Units: 1	Total: 1			3/4 Bath:	Rating:												
Foundation: 2 - Conc. Block				A 3QBth:	Rating:												
Frame: 1 - Wood				1/2 Bath: 1	Rating: Good												
Prime Wall: 2 - Clapboard				A HBth:	Rating:												
Sec Wall:	%			OthrFix:	Rating:												
Roof Struct: 1 - Gable				<b>OTHER FEATURES</b>													
Roof Cover: 1 - Asphalt Shgl				Kits: 1	Rating: Very Good												
Color: GRAY				A Kits:	Rating:												
View / Desir: N - NONE				Fpl:	Rating:												
<b>GENERAL INFORMATION</b>				WSFlue:	Rating:												
Grade: B- - Good (-)				<b>CONDOS INFORMATION</b>													
Year Blt: 1850	Eff Yr Blt:			Location:													
Alt LUC:	Alt %:			Total Units:													
Jurisdict:	Fact:	.		Floor: 1 - 1st Floor													
Const Mod:				% Own: 54.000000000													
Lump Sum Adj:				Name:													
<b>INTERIOR INFORMATION</b>				<b>DEPRECIATION</b>				<b>REMODELING</b>				<b>RES BREAKDOWN</b>					
Avg Ht/FL: STD				Phys Cond: GV - Good-VG	10.	%		Exterior:				No Unit	RMS	BRS	FL		
Prim Int Wall: 2 - Plaster				Functional:		%		Interior:				1	7	4	1		
Sec Int Wall: 10 - None	%			Economic:		%		Additions:									
Partition: T - Typical				Special:		%		Kitchen:									
Prim Floors: 3 - Hardwood				Override:		%		Baths:									
Sec Floors: 6 - Ceramic Tile	20%			Total: 10.8		%		Plumbing:									
Bsmnt Flr: 12 - Concrete				<b>CALC SUMMARY</b>				Electric:									
Subfloor:				Basic \$ / SQ: 295.00				Heating:									
Bsmnt Gar:				Size Adj.: 1.33988166				General:									
Electric: 3 - Typical				Const Adj.: 0.99186128													
Insulation: 2 - Typical				Adj \$ / SQ: 392.048													
Int vs Ext: S				Other Features: 101535													
Heat Fuel: 2 - Gas				Grade Factor: 1.21													
Heat Type: 3 - Forced H/W				NBHD Inf: 0.85000002													
# Heat Sys: 1				NBHD Mod:													
% Heated: 100	% AC: 100			LUC Factor: 1.00													
Solar HW: NO	Central Vac: NO			Adj Total: 718132													
% Com Wall	% Sprinkled:			Depreciation: 77558													
				Depreciated Total: 640573													
<b>MOBILE HOME</b>				Serial #:													
Make:				Year:													
<b>SPEC FEATURES/YARD ITEMS</b>				Color:													
<b>PARCEL ID</b> 053.A-0001-0002.0																	
Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod JFact	Juris. Value
3	Garage	D	Y	120X20		A	GD	1850	21.25	T	30	102			6,000		6,000
More: N	Total Yard Items:	6,000	Total Special Features:												Total:	6,000	
<b>SKETCH</b>																	
<b>RESIDENTIAL GRID</b>																	
1st Res Grid	Desc: Line 1	# Units: 1															
Level	FY LR DR D K FR RR BR FB HB L O																
Other																	
Upper																	
Lvl 2																	
Lvl 1																	
Lower																	
Totals	RMs: 7	BRs: 4	Baths: 2	HB 1													
<b>CONDO INFORMATION</b>																	
Location:																	
Total Units:																	
Floor:	1 - 1st Floor																
% Own:	54.000000000																
Name:																	
<b>REMODELING</b>																	
Exterior:																	
Interior:																	
Additions:																	
Kitchen:																	
Baths:																	
Plumbing:																	
Electric:																	
Heating:																	
General:																	
<b>RES BREAKDOWN</b>																	
No Unit	RMS	BRS	FL														
1	7	4	1														
<b>SUB AREA</b>																	
Code	Description	Area - SQ	Rate - AV	Undepr Value													
GLA	Gross Liv Ar	1,522	392.050	596,697													
<b>SUB AREA DETAIL</b>																	
Sub Area	% Usbl	Descrip	% Type	Qu	# Ten												
<b>IMAGE</b>																	
<b>AssessPro Patriot Properties, Inc</b>																	